



BOARD OF DIRECTORS SPECIAL MEETING

Friday, October 10, 2025 at 9:00 a.m.

Meeting is Conducted In Person and Virtually

**Rossmoor Property Management – Conference Room
800 Rockview Drive, Walnut Creek, CA 94595**

AGENDA

1. Call to Order

**2. Roll Call
Directors**

Jim Bolinger – President
George Condon – Vice President
Rich Johnstone – Treasurer
Steve Vartabedian – Secretary
Peter Jones – Director

Rossmoor Property Management

Jeroen Wright – Director
Todd Arterburn – Chief Financial Officer
Rick West – Sr. Building Maintenance Manager
John Tawaststjerna – Landscape Manager

3. New Business – Bolinger

a. 2026 Budget

4. Residents' Forum (3 minutes per speaker)

All residents are invited to address the Board with questions, comments, and suggestions. The Board does not directly answer questions posed by speakers during the Residents' Forum but does hear the viewpoints and ideas presented and are considered as they act during the meeting. Comments will be limited to three minutes per resident.

5. Announcements: Next meeting scheduled is the Board of Directors Regular Meeting on Tuesday, October 21, 2025 at 1:00 p.m. in the Board Room at the Gateway Clubhouse and virtually.

6. Adjournment to Executive Session: If necessary for legal issues, contracts, disciplinary hearings, personnel issues, delinquencies, or foreclosures.